

Retail Space Available For Lease New Construction Pad Site

359 New Britain Avenue, Plainville, CT



Property Information

Address:	359 New Britain Avenue, Plainville, CT	Traffic Counts:	14,200 ± VPD via New Britain Avenue, 57,300 ± VPD via I-84
Available Space:	Pad Site Available	Frontage:	Roughly 250'
Total SF:	Up to 10,000 ± SF	Water:	Municipal
Land Area:	1.5 Acre	Sewer:	Municipal
Parking Spaces:	40 estimated	Gas:	Natural
Parking Ratio:	5 / 1,000 GLA ±	Zoning:	Retail
		Year Built:	To be built

Trade Area Demographics

	1 Mile	3 Miles	5 Miles
Population	4,129	58,710	156,444
Households	1,795	24,831	64,860
Avg. HH Income	\$120,201	\$91,243	\$99,258



359 New Britain Avenue is a premier 10,000 ± SF retail shopping center located in the heart of Plainville, Connecticut. Situated on a 1.5-acre site with approximately 250 feet of frontage along New Britain Avenue, the property offers excellent visibility and accessibility in a highly trafficked corridor. The site is strategically positioned near the intersection of New Britain Avenue and I-84, benefitting from combined daily traffic counts of approximately 71,500 vehicles per day (14,200 ± VPD on New Britain Avenue and 57,300 ± VPD on I-84), ensuring a steady flow of potential customers.

Tenants within this shopping center include Goodwill, Jersey Mike's, Russell Speeder's Car Wash, Chipotle, and Doro Marketplace. This area features a strong and diverse tenant mix, including Lowe's, Marshalls, DSW, Dick's Warehouse & AMC Theatres. 359 New Britain Avenue presents an exceptional opportunity to establish or expand within one of Central Connecticut's busiest retail corridors.

For Leasing Information:

Rich Giveans
781-862-9700 x 228
rgiveans@sumrp.com

SUMMIT REALTY PARTNERS

Summit Realty Partners
80 Hayden Avenue
Lexington, MA 02421
www.summitrealtypartners.com

Retail Space Available For Lease New Construction Pad Site

359 New Britain Avenue, Plainville, CT



SUMMIT REALTY PARTNERS

Summit Realty Partners
80 Hayden Avenue
Lexington, MA 02421
www.summitrealtypartners.com